

MINUTES FOR GRANDVIEW ACRES CONDOMINIUM ASSOCIATION MEETING HELD

July 12, 2022

1. ROLL CALL. Anne Oakes, Nanci Olsen, Melissa Ruiz, Dan Alfieri, and Karissa Gonino were in attendance along with property manager Tori Bradshaw via Zoom.
2. PROOF OF DUE NOTICE OF MEETING: Everyone was emailed by Tori about the meeting and texted by Anne.
3. BUSINESS: Meeting called to order at 5:30 p.m. by Anne Oakes.

All financial reports approved by the board. Approved 5/5

June 2022 Minutes were approved via email. Approved 5/5

The board voted to give 3829 Grandview until July 30th to move out before contacting Blake.
Approved 5/5

The board has decided to hold off on replacing additional sewers lines until the city starts work on Grandview Drive and can give us a bid.

The board voted to do an additional fertilizing treatment for \$2300. Approved 5/5

The board approved paying a bill from Galindo for \$470 for a broken secondary water line.
Approved 5/5

Galindo will mow as necessary and we will have them trim, weed, etc. on weeks mowing isn't necessary. Approved 5/5

All Woods is no longer able to give us a discount due to rising costs. They need to charge \$300 per hour. The board approved to have some tree trimming/removal done. Anne gave Tori a list and Tori will contact All Woods. Approved 5/5

A complaint was received that 3866 Quincy's dog wasn't on a leash and a warning letter will be sent. Approved 5/5

The board voted to put \$8300 into our Reserve Account beginning July 2022. Approved 5/5

The board voted to offer a couple of free dump pickups each year and to have Dion use his discretion when it comes to metal pickups. Approved 5/5

The board asked Tori to touch base with the HOA's accountant to see about doing an audit every other year.

Items Approved via text/email

The board voted via text to increase Galindo's weekly rate to \$1300 due to rising fuel prices. 5/5

The board voted via text to have Galindo repair irrigation line broken at 3847 Grandview 5/5

The board voted via email to repair the rusted railings at 3888 Jackson. 5/5

The board voted via text to hire Joel to do a title report. 5/5

The board voted via email to pay Gardener bill and roofing bill. 5/5

The board voted to transfer \$8,025 from the Reserves to Checking and to pay the roofers for the new roof at 911 & 915 Grandview 5/5

Roofing bid for 3835 Quincy approved 5/5 via email

Reimbursement for Anne for the newsletter approved via email 5/5

3879 Grandview's deck request was denied

Two owners set up a payment plan to get their fees caught up. Approved 5/5

6. Adjourned at 6:27 p.m.
